



A G E N D A
OCONEE COUNTY COUNCIL
SPECIAL WORKSHOP MEETING
with the PLANNING COMMISSION
Thursday, March 29, 2018

6:00 PM

Council Chambers, Oconee County Administrative Offices
415 South Pine Street, Walhalla, SC

1. Call to Order
2. Discussion regarding Corridor Planning
3. Discussion regarding Comprehensive Plan
4. Discussion regarding Traditional Neighborhood Development [TND]
5. Adjourn

Oconee County Council & Committee meeting schedules and agendas
are posted at the Oconee County Administration Building
and are available on the County Council Website www.oconeesc.com/council.html
[All upcoming meetings will be held in Council Chambers unless otherwise noted]

This agenda may not be inclusive of all issues which Council may bring up for discussion at this meeting.



OCONEE COUNTY COMMUNITY DEVELOPMENT

Addressing | Codes | Permitting | Planning & Zoning

Staff Outline of estimated costs for the 2020 Comprehensive Plan

1. Each meeting will take four hours to prepare for including advertisements, notifications, assembling of materials. Each meeting will take three hours to setup, breakdown, and travel-time. Each meeting will require at least three staff and/or Planning Commission members and last at least two hours. Creating minutes and working whatever data into a usable form of information will take six hours. Total staff time for each meeting is 25 hours with a 20% contingency = **Budgeting 30 staff hours per meeting**

2. This does not take into account regularly scheduled Planning Commission meetings that focus wholly, or in part, on the Comprehensive Plan.

Each meeting

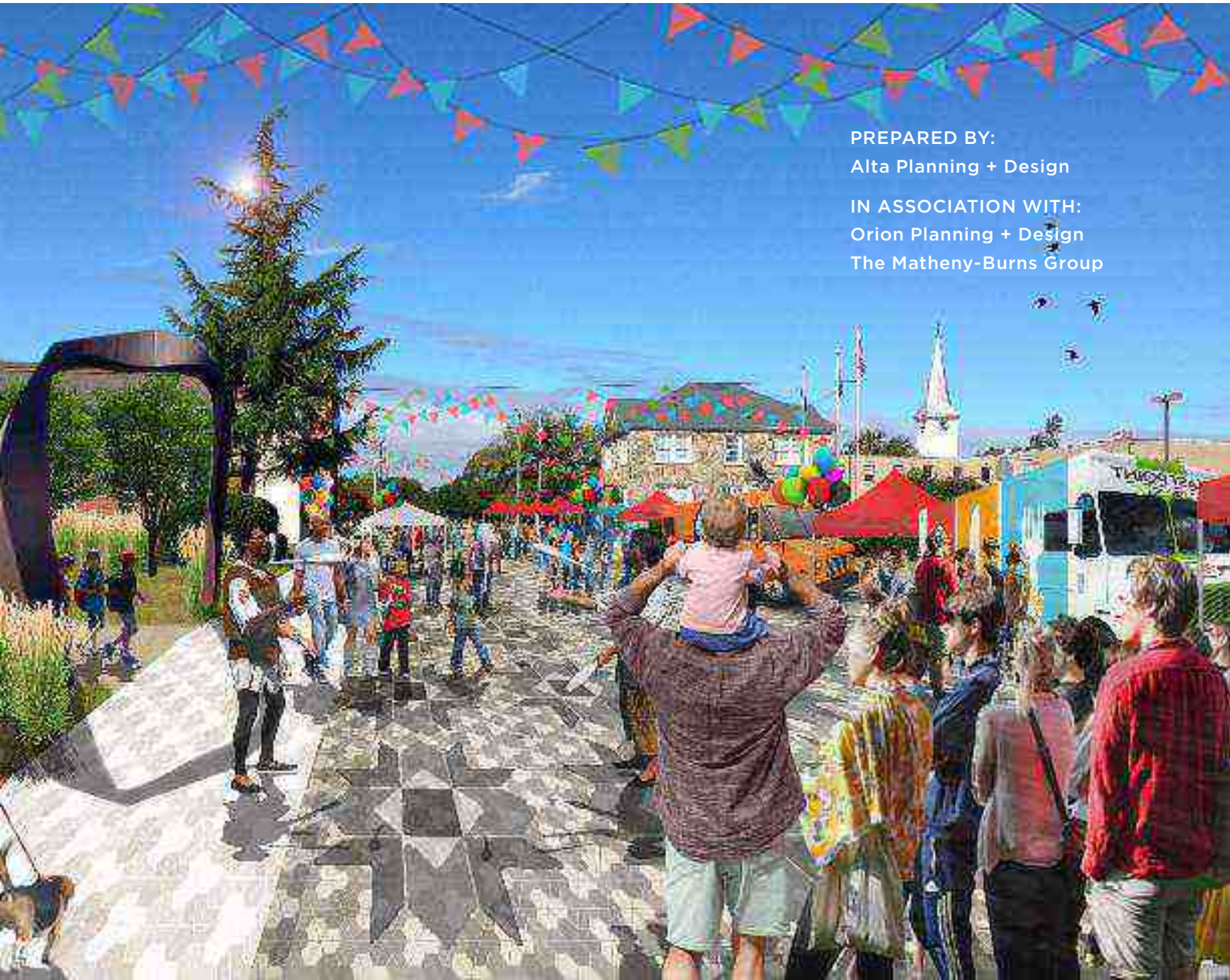
- 15 hours of staff time \$300.00 (Utilizing \$20.00 per hour as the basis of these calculations)
- 15 hours staff overtime \$450.00
- legal ad \$35.00
- radio spots \$100.00
- mileage \$15.00
- Materials \$25.00
- Printing \$25.00
- Facility Rental \$250.00
- Refreshments \$50.00

-----~ **\$1,250 per meeting**

OCONEE COUNTY:

COMPREHENSIVE PLAN

March 14, 2018



PREPARED BY:

Alta Planning + Design

IN ASSOCIATION WITH:

Orion Planning + Design

The Matheny-Burns Group

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638 East Washington Street,
Greenville, SC 29601
(864) 605-3980
www.altaplanning.com

March 14, 2018

Mr. Adam Chapman, Zoning Administrator
Oconee County
Community Development
Planning & Zoning Division
415 S Pine St.
Walhalla, SC 29691

RE: Proposal for Oconee County Comprehensive Plan

Dear Mr. Chapman and Members of the Selection Committee:

Alta Planning + Design (Alta) is pleased to submit a proposal for the update to the Oconee County Comprehensive Plan through our current On-call Planning Services contract. We are excited about the progress that Oconee County is making towards creating a more active and vibrant community for county residents, building on its impressive natural resources and tourism destinations and supporting local efforts like the Walhalla Downtown Master Plan and the continued development of the Palmetto Trail.

Jean Crowther, Senior Planning Associate, and John Catoe, Engineering Associate, both natives of Upstate South Carolina, will lead the effort providing oversight and ongoing coordination. Subconsultant Orion Planning + Design, with assistance from The Matheny-Burns Group, adds further depth to the expertise and passion of this team. They bring local and regional knowledge of the area as well as regional and national expertise specific to the development of visionary and locally-supported comprehensive plans. Orion has worked with many jurisdictions in South Carolina and is experienced in working closely with counties like Oconee to meet state requirements.

I will serve as Principal-in-Charge, establishing the project strategy and providing quality assurance from start to finish. I bring more than 20 years experience in land use and transportation planning, including work on comprehensive plans in SC. Jean Crowther and I led the development of the SC Health and Planning Toolkit for SCDHEC, a project designed to help SC communities integrate the public health and economic development factors of healthy eating and active living into comprehensive plans.

The team we have assembled offers a unique approach centered on:

- » **Efficiency:** low overhead, specialized expertise, trained staff, and resources.
- » **Local access/statewide and national expertise:** locally accessible (Upstate and Midlands, SC) and experienced staff combined with far-reaching statewide and national experience.
- » **Responsiveness:** our vision is your vision—we will provide you with the best possible professional services to complete Oconee County's plan on time and on budget.
- » **Effective processes:** our experience on hundreds of comprehensive plans and community-wide transportation plans has taught us how to work with multiple agencies and departments to achieve a consensus on goals, objectives, and implementation strategies.

Attached is a proposed scope of services, fee, and resumes for your consideration. If you have any questions, please feel free to contact me at (704) 968-5053, or Project Manager Jean Crowther at (864) 205-5650 or jeancrowther@altaplanning.com.

Sincerely,

A handwritten signature in blue ink, appearing to read "John", is written in a cursive style.

John Cock, Principal
Alta Planning + Design

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ALTA PLANNING + DESIGN TEAM

PROJECT APPROACH

South Carolina has specific requirements for comprehensive plans as detailed in the 1994 South Carolina Planning Enabling Act, as amended. A team composed of Alta Planning + Design and Orion Planning + Design, with assistance from The Matheny-Burns Group, will help to ensure Oconee has the best comprehensive plan and planning process, as well as a cost-effective budget. Where possible, the project will incorporate information from the recently completed Plan 5-year update and any unchanged information from the County's most recent Comprehensive Plan.

The scope of work for the development of the Comprehensive Plan update for Oconee County is tailored to meet the County's current and future needs. The proposed planning approach combines data collection and analysis with input from internal and external stakeholders—staff, elected and appointed officials, and the community—to build a consensus document that will serve as a blueprint for planning and development in Oconee County in the coming decade.

A wide variety of data and information sources including the U.S. Census; estimates and projections from reliable and trusted public and private sources; regional data from the Appalachian Council of Governments; economic data from the S.C. Department of Commerce and other reliable sources; specialized natural resources and economic data from a number of recognized sources; and existing plans, visioning efforts, and studies for Oconee County, the County's municipalities, and the region will be incorporated into the inventory of existing conditions for each of the nine required elements of the Comprehensive Plan, as well as an additional Agricultural Element. GIS data will be incorporated into maps that illustrate key data and information and will be inserted throughout the Plan.

Citizen input will be carefully integrated into the comprehensive planning process. The Alta team will incorporate relevant information obtained from previous plans and studies. In addition, we propose that the County assemble focused stakeholder groups for each element of the Plan as identified by staff and through the recommendations of appointed and elected officials. Each working stakeholder group will include persons with expertise in the subject area and representatives of relevant organizations and agencies, as well as other interested individuals. These working committees will meet to discuss the existing conditions

for their assigned element and will provide input on needs, goals and objectives within the element scope. Following the first review draft of each element, we recommend follow up with each stakeholder group to personally solicit their input on the draft. This may be done in person or by e-mail.

The planning process for Oconee County integrates staff participation as needed. At a minimum, County planning staff will be involved in an advisory and review capacity in all aspects of plan development and are integral to the process of identifying and gathering local data and information and participation in the development of the goals, objectives, and implementation strategies. The extent and scope of staff participation will be influenced by the capacity and time constraints of staff. We will work closely with staff to develop consensus documents that integrate information and analysis with meaningful input from the public and elected and appointed officials.

The proposed approach will incorporate up to five on-site working visits by the Alta team, one of which will be a preliminary planning meeting with staff. Other site visits can be used for stakeholder meetings, meetings with staff, or working sessions with elected and/or appointed officials.

The Comprehensive Plan will include the nine basic elements as required by the 1994 South Carolina Planning Enabling Act and subsequent amendments, as well as a proposed Agricultural Element. Each of the elements will include an introduction, an inventory of existing conditions, and a statement of goals and objectives developed in concert with staff and



Stakeholder group meetings are an essential component of the planning process. Local goals and needs will be communicated to direct the development of recommendations.

element committee members. Relevant existing documents and plans will be referenced and incorporated where appropriate. Comments and information gathered during stakeholder meetings will be incorporated to ensure data accuracy, to assist in identifying issues, and provide recommendations for action items. Comprehensive Plan elements will also incorporate growth and development strategies as appropriate. Implementation strategies will be developed to address specific objectives that will include action steps, key participants, timelines for completion, and strategies for achieving plan objectives. Each of the nine required elements, as well as the additional Agricultural Element, is outlined in the following sections.

The updated Comprehensive Plan will also use best state and national practices for integrating the public health and economic development factors of healthy eating and active living into all comprehensive plan elements. Using the guidance of the SC Health and Planning Toolkit, which Alta developed in partnership with statewide partners, we will ensure that locally-appropriate and supported strategies for promoting access to healthy food, agricultural production and

local processing as well as elements to promote active lifestyles are integrated into each element of the plan.

A. CULTURAL RESOURCES ELEMENT

The Cultural Resources Element of the Comprehensive Plan will include historic buildings and structures; unique commercial or residential areas; unique scenic resources; archeological sites; educational, religious, or entertainment areas or institutions; and any other significant facility, site or resource relating to the cultural aspects of the County. Relevant existing documents will be referenced and incorporated where appropriate.

B. ECONOMIC ELEMENT

The Economic Element of the Comprehensive Plan will include historic trends, projections, and characteristics of the labor force; workforce commuting data and patterns; employment trends; review of local and regional economic base data; target economic sectors; training and education; incentives; and other conditions impacting the local economy.

HEALTHY EATING

Healthy eating and its impact on health is influenced by a variety of factors including personal choices, genetic history as well as community factors such as where food is grown and where people can purchase fresh produce.

Overall as a state, South Carolina is experiencing increasing levels of obesity diet-related chronic diseases such as heart disease and diabetes. Below is a snapshot of South Carolina facts related to diet and obesity.

ADULTS

90.7%

90.7 percent of adults **did not meet the fruit and vegetable recommendation** of consuming both two or more fruits per day & three or more vegetables per day.¹

Source: CDC 2009 State Indicator Report

HIGH SCHOOL STUDENTS

92.2%

92.2 percent of high school students **did not meet the fruit and vegetable recommendation** of consuming both two or more fruits per day and three or more vegetables per day.¹

¹ 2011 South Carolina Obesity Burden Report. 2012. South Carolina Department of Health and Environmental Control.

ECONOMIC IMPACT

30% HIGHER COSTS
Individuals with a Body Mass Index, or BMI, greater than or equal to 30 accrued costs approximately **30 percent higher** than their peers with a BMI less than 25.¹

\$1.06 BILLION
In South Carolina, the obesity-attributable medical expenditures were estimated at **\$1.06 billion** in 2003. More than half of these expenses were paid by taxpayer dollars through Medicaid and Medicare programs.¹

\$1,505 DOLLARS PER ADULT
In 2009, it is estimated that \$1.2 billion dollars was spent due to obesity in South Carolina, with the projected increase to \$5.3 billion dollars in 2018 or about **\$1,505 dollars per adult** in South Carolina.¹

\$3 BILLION
If South Carolina were to halt the increase in the prevalence of obesity at today's (2011) levels, we could **save \$858 per adult** in 2018, a total of **\$3 billion**.¹

\$169 TAXPAYER DOLLARS PER TAXPAYER PER YEAR
South Carolina spends **\$169 dollars per year** on obesity related costs.²

\$86 MILLION DOLLARS PER YEAR
South Carolina could save **\$86 million dollars per taxpayer per year** if 1 in 10 adults started walking program.²

¹ 2011 South Carolina Obesity Burden Report. 2012. South Carolina Department of Health and Environmental Control.
² 2012 Benchmarking Report: Bicycle and Walking in the United States. 2012.

ACCESS






The Health + Planning Policy Toolkit serves as a resource for planners, public health professionals, advocates, elected officials, and other interested staff or citizens to successfully integrate healthy eating and active living into their County Comprehensive Plan and other local planning efforts.

3

C. POPULATION ELEMENT

The Population Element of the Comprehensive Plan will include information related to historic trends and projections; household number, size and characteristics; educational attainment; race, gender, and age characteristics of the population; and other information relevant to a clear understanding of how population affects the existing and future conditions of the County.

D. NATURAL RESOURCES ELEMENT

The Natural Resources Element will include information on water resources; slope and soil characteristics; unique plant and animal habitats; unique park and recreation areas; major wetlands areas; and any other natural resources that may be identified within and adjacent to the County.

E. HOUSING ELEMENT

The Housing Element of the Comprehensive Plan will include an analysis of existing housing by age and condition; owner and renter occupancy; housing location and type; historically significant neighborhoods; housing costs, value and affordability; and projections of housing needs to accommodate existing and future populations as identified in the Population and Economic Elements.

F. COMMUNITY FACILITIES ELEMENT

The Community Facilities Element will include information on a wide range of community facilities including, but not limited to, existing and proposed water supply, treatment, and distribution; existing and proposed sewage systems and disposal facilities; solid waste collection and disposal; fire protection; emergency medical facilities; general government facilities; existing and proposed educational facilities; and existing and proposed public libraries.

G. TRANSPORTATION ELEMENT

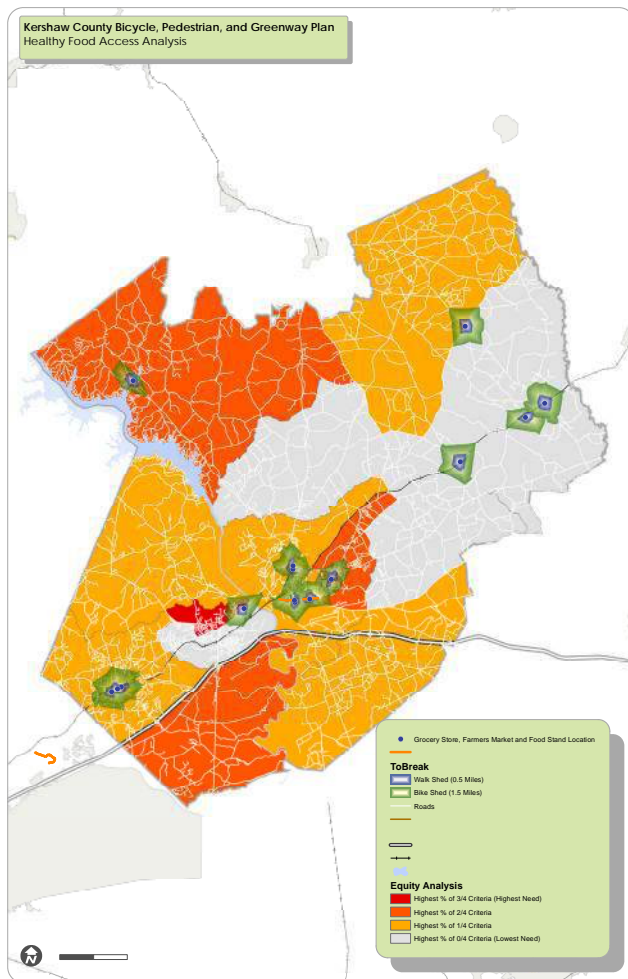
The Transportation Element will include an analysis of transportation systems serving the County including existing roads; planned or proposed major road improvements; new road construction; existing transit and planned or proposed transit projects; and existing pedestrian and bicycle facilities and planned or proposed pedestrian and bicycle projects. The Element will incorporate analyses of data such as road capacities, traffic counts, commuter statistics, and projections for population, employment and other factors.

H. AGRICULTURAL ELEMENT (NOT REQUIRED BY S.C. ENABLING ACT)

The Agricultural Element will examine the important role of agriculture in Oconee County. Analyses will include identification of areas identified as prime agricultural or forest lands; the economic impact of agriculture in the County; primary agricultural products; County farmland; and review and integration of data related to food deserts and food security.

I. PRIORITY INVESTMENT ELEMENT

The Priority Investment Element analyzes the likely federal, state and local funds available for public infrastructure and facilities during the next ten years and makes recommendations for projects for expenditure of these funds over the next decade for needed public infrastructure and facilities such as water, sewer, roads,



Equity analysis for the Kershaw County Bicycle, Pedestrian, and Greenway Plan, SC.

and schools. Coordination with adjacent and relevant jurisdictions and agencies will be sought in the development of this element through the sharing of data and participation on the stakeholder committee.

J. LAND USE ELEMENT

The Land Use Element will provide information on the existing use and future use of land within the County. The previous eight required elements and the Agricultural Element will influence the Land Use Element and define the types and amounts of land needed for various uses such as residential, commercial, industrial, agricultural/rural, public, and recreational. The existing land use inventory will be developed using the parcel-based land use data in the County's Geographic Information System (GIS) and will be supplemented by staff knowledge of the County. The future land use plan will also be developed using GIS. The Alta team will work closely with staff to identify and develop appropriate methodologies to translate GIS land use data, development trends, projections, and other related information and data into future land use map data. Innovative planning strategies and tools will be explored, discussed, and incorporated as appropriate.

PROJECT DELIVERABLES

Consultant Deliverables

- Ongoing Project Management
 - » Regular Communication with Planning Staff
 - » Monthly Progress Reports
 - » Monitoring Schedule and Budget
 - » Quality Assurance
- Project Meetings and Stakeholder Engagement
 - » Five (5) in-person meetings and site visits, including facilitation of up to four stakeholder meetings
- Data Collection and Mapping
 - » GIS data collection and data management
 - » Up 12 (twelve) formatted document maps
- Comprehensive Plan Update
 - » 10 (ten) draft Elements (includes 9 Required Elements and Agricultural Element)
 - » 10 (ten) revised Elements based on consolidated client feedback
 - » 10 (ten) final Elements based on consolidated client and stakeholder feedback
 - » Final Comprehensive Plan Update (digital PDF)

STAFF INVOLVEMENT

The proposed budget and approach for the development of the Comprehensive Plan update for Oconee County can be adjusted depending on the availability and interest of Staff to be involved. The approach as contained in this document and reflected in the proposed budget, though, does include Staff assisting with the following tasks.

- Handling meeting logistics such as location reservation, set-up, clean-up, refreshments (if desired)
- Posting legal notices
- Providing all relevant existing plans or studies
- Providing County information in areas such as fire, police, EMS, utilities, recreation, County facilities, etc.
- Assistance gathering local information as available such as historic sites, school district data, municipal facilities, etc.
- Providing local contact information as needed for County municipalities, utilities, etc.
- Assistance in locating important public facilities
- Assistance in the development of land use maps (existing and future)
- Assistance in the development and refinement of goals, objectives, and implementation strategies for all elements
- Reviewing and editing plan elements and work products
- Making and distributing hard copies as needed/desired
- Making presentations to citizen groups other than those included in a consultant's scope of work

PROJECT BUDGET

The proposed budget for this project is \$89,000, including direct expenses.

ALTA PLANNING + DESIGN TEAM

QUALIFICATIONS

The team of **Alta Planning + Design**, **Orion Planning + Design**, and **The Matheny-Burns Group** will combine their range of skills, extensive experience, and unparalleled knowledge to develop the County's Comprehensive Plan. **Alta will serve as the prime consultant for this project. Alta's Greenville office includes project managers and production staff at different billing rates. Due to our proximity we will be able to respond to requests from the County in a timely manner.**

The Alta team offers a unique approach that includes education, enforcement, and encouragement programs; the use of national and international best practices in design; funding and financial plans; and a creative public involvement process.



ALTA PLANNING + DESIGN

638 East Washington Street, Greenville,
SC 29601

Alta's mission is to create active communities.

Alta is North America's leading multimodal transportation firm that specializes in the planning, design, and implementation of bicycle, pedestrian, urban design, park, and trail corridors and systems. Alta's planners, landscape architects, and engineers know how to identify public agencies' needs, analyze current conditions, recommend improvements, identify funding resources and strategies, design and engineer facilities, and coordinate public and agency involvement.

Bicycle and Pedestrian Planning

Alta is skilled at improving operations for and reducing conflict between motor vehicles, bicycles, and pedestrians. Alta understands that the success of multimodal projects demands a fully integrated approach that includes bicycle and pedestrian connections that are safe, easy, and convenient; secure bicycle parking that meets latent demand; well-designed way-finding signage; and protected pedestrian and bicycle access through roadway crossings and across bridges.

Greenway Planning

Alta is experienced with addressing all the technical and community issues and objectives associated with urban pathways and regional trails, and seeing that applicable standards are met, the intended users are well-served, and conflicts and impacts are avoided. Alta provides complete planning services, including design, alternatives analysis, environmental documentation, property acquisition strategies, maintenance and management plans, and funding strategies.

Complete Streets and Corridor Planning

Our Complete Streets approach creates opportunities for people to choose bicycling and walking for recreation and transportation, while enhancing the function and character of a street through traffic calming, streetscape elements, and green infrastructure. Our design process includes conducting extensive field work on bicycle and on foot, engaging residents and stakeholders through walking and bicycling tours, and documenting existing conditions and needs through easily-readable maps, photographs, and narrative discussion.

Economic Impact Studies

The benefits of active transportation include reduced vehicle emissions, improved community health, lower traffic congestion, and household transportation cost savings. Alta's economic analysis tools quantify and monetize these benefits, using dollar values to communicate the value of investment in walking and bicycling, helping to raise public support, recruit business community partnerships for building bicycle and pedestrian infrastructure, and bolster a competitive application for project grant funding.

Landscape Architecture and Urban Design

We understand the opportunities, challenges, funding and management mechanisms, and maintenance standards specific to developing open spaces. Our streetscapes, parks, and urban designs enhance opportunities for transportation, recreation, access to nature, and restoring habitat. These investments are aimed at producing both economic and quality of life benefits.



ORION PLANNING + DESIGN

Huntsville, Alabama

Orion Planning + Design is a multi-disciplined women-owned firm specializing in the planning and design of communities of lasting value. Four partners are AICP Fellows, one partner is the current President of the American Planning Association, and the other partner has led a distinguished career in landscape architecture and urban design for many years. Together, their group has a breadth of multi-disciplined experience in both the private and public sectors.

Orion Planning + Design has a deep and abiding respect for the role of local government and the daily challenges faced by dedicated local staff and elected officials.

Orion Planning + Design believes in collaborative planning processes and place-based context sensitive planning solutions. They believe in a strong team environment and a locally driven process for planning and ordinance development. They develop and maintain strong working relationships with staff, committees, and boards, using their expertise and local knowledge to guide the planning process. They believe in plan implementation and their consulting services include detailed guidance on how to make the plan a reality.

The Matheny-Burns Group

THE MATHENY-BURNS GROUP

Lexington, South Carolina

The Matheny-Burns Group (MBG) is an award-winning planning and resource development firm serving local governments, regional and state agencies, nonprofits, K-12 and higher education, and health and human service providers in the Southeast. The professionals of MBG offer experienced and knowledgeable assistance, providing expertise in the areas of research and analysis, comprehensive planning, plan and study development, ordinance development and updates, grant writing, partnership development, and facilitation. MBG has produced more than \$60 million in successfully funded grant proposals to federal, state, corporate and private sources. MBG is a female-owned and operated consulting firm with offices in Lexington, South Carolina and St. Simons Island, Georgia.

ALTA PLANNING + DESIGN TEAM

KEY STAFF

Alta knows that choosing the appropriate lead firm, Project Manager, and supporting staff results in successful projects and plans that are backed by the community and that are roadmaps to implementation for public agencies. We start each project by identifying the correct team. Below is a list of key staff to be assigned to this project.

**ALTA PLANNING + DESIGN****John Cock, Principal-in-Charge**

Over the last two decades, John has worked on urban trail, bicycle, pedestrian, Complete Streets, and urban redevelopment projects with national and local agencies, non-profit organizations, and numerous cities across the Southeast. He was the Principal-in-Charge for *Walk Bike Columbia*, the Palmetto Trail Plan, City of Anderson Bicycle and Pedestrian Plan.

**Jean Crowther, AICP,
Project Manager**

Jean has over 15 years of experience in planning for active transportation and outdoor recreation. Jean applies her hands-on experience in program development, community engagement, and project implementation to every task. She led *Walk Bike Columbia* and the Palmetto Trail Plan, and continues to work across South Carolina to integrate public health into planning in partnership with SC DHEC and the SC Health + Planning Advisory Committee.

**John Catoe, PE, LEED AP,
Project Engineer**

John brings 13 years of experience working as an engineer on greenways, streetscapes, park and recreation capital projects, campus, and site/facility design. His roles have included designer, professional engineer, and project manager. John brings an emphasis to construction cost, field implementation, and interdisciplinary coordination to his design work.

ORION PLANNING + DESIGN**Carol Rhea, FAICP, Principal**

Carol's most recent projects include Plan Lake Greenwood, a three-county master plan in South Carolina; the West Side Master Plan for Madison, Alabama; and , zoning and land development regulation rewrites for Newberry County, South Carolina.

THE MATHENY-BURNS GROUP**Cheryl H. Matheny, FAICP, Senior Advisor**

Cheryl has more than 35 years of expertise in local government planning, grant writing, data analysis, community development, computerized mapping and information technology (GIS). For more than 14 years, she managed the comprehensive and land use planning process for one of the fastest growing counties in South Carolina.

Gloria S. Burns, Planning Advisor

Gloria has more than 32 years of professional experience in strategic planning, local government and federal installation planning, training design and delivery, community development, service delivery planning, program evaluation, grant writing and resource development. Her unique combination of experience includes work with federal, regional and local governments, non-profits, health and human services, K-12 and higher education.

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RESUMES



"I would like to express my gratitude to you and your entire team for the tremendous effort that went into the Charleston Parks and Recreation Open Space Plan. We are already using it as we set our sights on a future bond referendum, and determine the next steps for our properties. We are also discussing furthering our trails plan with Charleston County and Charleston Moves. Thanks again for the hard work that it took getting to this point!"

- Julie Hensely, Director of Planning, Charleston County Parks and Recreation Commission

ALTA PLANNING + DESIGN TEAM

RESUMES



John Preston Cock *Principal-in-Charge*



Over the last two decades, John has worked on urban trail, bicycle, pedestrian, complete streets, and urban redevelopment projects with national and local agencies, non-profit organizations, and numerous cities across the Southeast. John has special expertise in the areas of planning and design for walking and bicycling, land use and transportation integration, Complete Street design, transit station area planning, bike share planning, project management, and group facilitation. He has participated in planning trails and bikeways in urban, suburban, and rural contexts including Atlanta, Memphis, Chattanooga, Greenville, and Charlotte.

EDUCATION

Master in City and Regional Planning, Rutgers University, 1999
BA, Religion, Davidson College, 1989

PROFESSIONAL HIGHLIGHTS

Alta Planning + Design, 2009–
Associate Planner, The Lawrence Group, 2005–2009
Principal Planner, Charlotte-Mecklenburg Planning Commission, 1999–2005
Staff Planner, Mecklenburg-Union MPO, 1999–2002
Bicycle/Pedestrian Intern Planner, The RBA Group, 1998–1999
Coordinator, Parks & People Foundations, Baltimore, 1995–1997

RELEVANT EXPERIENCE

SCDOT STATEWIDE MULTIMODAL PLAN

Alta was part of a team that developed a statewide multimodal transportation plan that focuses on coordinated and effective use of all transportation assets for the SCDOT. A set of strategic corridors that form the backbone of the state’s transportation system will be identified to provide a network that adequately meets passenger and freight demands. An efficient and seamless multimodal transportation system is needed to effectively meet these critical transportation demands and to efficiently move both passengers and freight. Key elements of the performance-based statewide multimodal plan include developing vision, goals, and objectives, formulating performance targets, identifying multimodal transportation needs, estimating future revenues, developing future scenarios, environmental screening, integrating bike and pedestrian planning, and safety.

BOONE COMPREHENSIVE PLAN (BOONE 2030 LAND USE PLAN)*

John was the assistant project manager for this land use and transportation plan. The land use master plan works together with the Town’s Comprehensive Plan and other plans and programs to provide for the Town of Boone’s long range growth. The land use master plan is a three-dimensional framework for the comprehensive plan and serves as the basis for all the facility, transportation, and service needs of the town. It serves as the guiding vision and policy basis for determining the appropriateness of any development or redevelopment that is proposed for Boone.

ADDITIONAL RELEVANT PROJECTS:

- Spartanburg Downtown Master Plan*
- Walk Bike Columbia, SC
- City of Anderson Bicycle and Pedestrian Plan
- Palmetto Trail Statewide Master Plan, SC
- Walhalla Downtown Master Plan Charrette, SC
- Easley Bicycle and Pedestrian Master Plan, SC
- Greenville Bicycle Master Plan, SC
- Fountain Inn Bicycle and Pedestrian Connectivity Plan, SC
- Easley Bicycle and Pedestrian Master Plan, SC
- Fountain Inn Bicycle and Pedestrian Connectivity Plan, SC

**Completed prior to joining Alta*



Jean Crowther, AICP

Project Manager



Jean has 15 years of experience planning for active transportation and outdoor recreation. She skillfully applies her hands-on experience in program development, community engagement, and project implementation to her projects. Jean has led a variety of pedestrian and bicycle master plans, trail plans, bike share studies, and corridor studies, and assisted communities in securing funding for planning and implementation. Jean leads several of Alta's practice areas, including the firm's New Mobility Work and Health and Equity practice. She works with health departments throughout the US on projects that highlight the nexus of active transportation and health, and helps communities integrate these principles into their transportation plans.

EDUCATION

Master of City and
Regional Planning,
Clemson University, 2011

BA, Religion and History,
Furman University, 2002

PROFESSIONAL HIGHLIGHTS

Alta Planning + Design,
2010–

Associate Director,
Partners for Active
Living, 2006–2009

Program Manager/
Interim Upstate Office
Director, Palmetto
Conservation
Foundation, 2005–2006

Program Manager,
Austin Parks Foundation,
2003–2005

PROFESSIONAL ORGANIZATIONS

East Coast Greenway
Alliance Board of
Directors 2015–

Certified League Cycling
Instructor

Eat Smart Move More
SC Board of Directors,
2013–2015

globalbike Board of
Directors founding

RELEVANT EXPERIENCE

PALMETTO TRAIL STATEWIDE MASTER PLAN, SC

The Palmetto Conservation Foundation hired Alta to complete a statewide mountains-to-sea trail. About 315 of the 425 miles are complete. The Plan will provide proposed alignments for closing the gaps in the route, re-routing certain existing sections, and creating a network of spur trails across the state. The Plan also includes a robust public outreach process, recommendations for branding and marketing the trail, an implementation plan, and a maintenance plan.

COLLETON COUNTY BICYCLE AND PEDESTRIAN MASTER PLAN, SC

The Colleton County Bicycle and Pedestrian Master Plan provides a 10-year vision for developing a safe, connected, and inviting bikeway and walkway network in and around the Walterboro community. The Plan includes a Healthy Food Access Analysis to identify outlets for healthy food and provide recommendations for enhancing bicycle and pedestrian access to those locations. The Plan was developed through field work, GIS analysis, and input received through the public involvement process. In addition to a map of network recommendations, the Plan identifies near-term priority projects, implementation strategies, and potential funding sources.

HEALTHY COMPREHENSIVE PLANNING FOR SOUTH CAROLINA

Jean was the Project Manager working with the statewide non-profit Eat Smart Move More SC, in partnership with the South Carolina Department of Health and Environmental Control, to study strategies for integrating healthy eating and active living principles into County Comprehensive Plans in South Carolina. The result was The Health + Planning Policy Toolkit that serves as a user-friendly resource for planners, public health professionals, advocates, elected officials, and other interested staff or citizens.

ADDITIONAL RELEVANT PROJECTS:

- West Side Comprehensive Plan, Greenville, SC
- SCDOT Statewide Multimodal Plan
- Kershaw County Bicycle, Pedestrian, Greenways Plan, SC
- Aiken County Bicycle and Pedestrian Plan, SC
- Walk Bike Columbia, SC
- Swamp Rabbit Trail—South Trail Study, Greenville, SC



John Catoe, PE, LEED AP

Project Engineer



As leader of the Greenville, SC office, John brings 13 years of experience working as an engineer on greenways, streetscapes, park and recreation capital projects, campus, and site/facility design. His roles have included designer, professional engineer, and project manager. John brings an emphasis to construction cost, field implementation, and interdisciplinary coordination to his design work. In 2014, John was awarded the ASCE South Carolina Young Civil Engineer of the Year.

EDUCATION

BS, Civil Engineering,
Georgia Institute of
Technology, 2005

BS, Mathematics,
Presbyterian College,
2002

PROFESSIONAL HIGHLIGHTS

Alta Planning + Design,
2017-

Fluor Corporation,
2011-2017

Seamon, Whiteside,
and Associates, Inc.,
2008-2011

Kimley-Horn and
Associates, Inc.,
2005-2008

PROFESSIONAL REGISTRATIONS

LEED Accredited
Professional

Professional Engineer:
SC (#27755); WV
(#020976); AL (#33675);
UT (#8956098-2202);
GA (#PE042019); FL
(#83099)

National Council
of Examiners for
Engineering and
Surveying (#48334)

RELEVANT EXPERIENCE

LAURENS DOWNTOWN MASTER PLAN, LAURENS, SC

Alta assisted the City of Laurens and Main Street Laurens on the concept design and funding strategies for a Downtown Master Plan that enhances the public realm while providing opportunities for private investment. Alta lead a 3-day charrette with SCDOT, focus group, neighborhood associations, business owners, and elected officials to gather input and create a vision for Downtown Development. As part of the process, Alta provided market analysis input to further direct redevelopment opportunities regarding restaurant, retail, or residential developments. The design team worked with individual property owners, using this market data, to develop realistic conceptual plans for their property. As part of the next steps, Alta met with City and State elected officials to develop a long term funding strategies that could guide the next ten years of downtown development.

SHOT POUCH GREENWAY, SUMTER, SC

This 3.3-mile greenway includes new trail design starting in Dillon Park and paralleling Shot Pouch Branch creek before ending in the Swan Lake Gardens. The design includes new paving, repaving, intersection crossings, development in the floodplain, new pedestrian bridges, boardwalks, and a signature signage and wayfinding system.

PICKENS DOODLE PARK, PICKENS, SC

Alta assisted the City of Pickens on the conceptual design, funding strategies, civil engineering, cost estimating, landscape architecture, and construction observation for Pickens Doodle Park. Pickens Doodle Park is a 3.5-acre trailhead park at the northern terminus of the 8.5-mile Doodle Trail, an Alta led \$2.5M rail-to-trail conversion that connects Easley to Pickens. Pickens Doodle Park will feature an adventure playground, enhanced trail connections to Bruce Field, covered farmers market, historic depot replica that will house trailside restrooms and a community center, and a restored locomotive and freight car. This \$1.5 million park was funded by SCPRT Recreation Trails Program, Appalachian Regional Commission, Community Development Block Grant, and public/private partnerships.

ADDITIONAL RELEVANT PROJECTS:

- Oconee Parks and Rec Master Plan, SC
- Reimagining West Howard Avenue, Decatur, GA
- Euchee Creek Greenway Evans, GA
- Clemson College Avenue Streetscape Clemson, SC
- Shelby Rail Trail Shelby, NC
- Travelers Rest Corridor Study, Travelers Rest, SC

CAROL RHEA

PARTNER, FAICP

ORION
PLANNING+DESIGN



PROFESSIONAL EXPERIENCE

PARTNER—ORION PLANNING & DESIGN
[Huntsville, AL, 2011 -](#)

PRESIDENT—RHEA CONSULTING
[Shelby, NC, 2001-2011](#)

ASSISTANT DIRECTOR—PLANNING AND DEVELOPMENT SERVICES
[York County, SC, 2008 - 2009](#)

DIRECTOR—PLANNING AND DEVELOPMENT
[City of Monroe, NC, 1996 - 2001](#)

COMMUNITY DEVELOPMENT PLANNER—
NC DEPARTMENT OF COMMERCE
[Division of Community Assistance, Winston-Salem, NC
1987 – 1996](#)

REGIONAL PLANNER—SOUTHWEST FLORIDA REGIONAL
PLANNING COUNCIL
[Fort Myers, FL, 1985 - 1987](#)

EDUCATION

MA IN GEOGRAPHY
[University of North Carolina - Charlotte](#)

BA IN EARTH SCIENCE
[University of North Carolina - Charlotte](#)

ACTIVITIES AND AFFILIATIONS

IMMEDIATE PAST-PRESIDENT—AMERICAN PLANNING
ASSOCIATION

BOARD OF DIRECTORS—AMERICAN PLANNING
ASSOCIATION
[2004-2012, 2014-present](#)

AMERICAN INSTITUTE OF CERTIFIED PLANNERS— COLLEGE
OF FELLOWS

AL, NC & SC—AMERICAN PLANNING ASSOCIATION

NC LID CERTIFIED PROFESSIONAL, #061

BOARD OF DIRECTORS—HISTORIC SHELBY FOUNDATION
[Shelby, NC, 2001-2007](#)

SHELBY NC PLANNING AND ZONING BOARD
[2004-2007](#)

Carol has over 30 years of experience in a variety of public and private sector planning positions. Her areas of specialty include planning, group facilitation, ordinances and regulations, board training, permitting, and customer service. Carol spent more than 15 years working in municipal, county, regional, and state government, managing increasingly complex programs involving current and long range planning, community development, code enforcement, building inspections and solid waste. She served two terms as the APA Region II Director (2004-2012), and is currently immediate past-president. Carol has spoken on a variety of planning and ordinance related topics at conferences and routinely facilitates meetings with a wide range of planning participants. Carol is a certified planner and Fellow of AICP.

RELEVANT PROJECTS

SEVIERVILLE LAND DEVELOPMENT CODE
[Principal Planner, Sevierville, TN](#)

COMPREHENSIVE PLAN AND DEVELOPMENT CODE
[Principal Planner, Brandon, MS](#)

COMPREHENSIVE PLAN AND DEVELOPMENT CODE
[Principal Planner, Oxford, MS](#)

LAND DEVELOPMENT CODE UPDATE
[Principal Planner, Hattiesburg, MS](#)

PLAN LAKE GREENWOOD
[Project Director, Greenwood, SC, 2015](#)

WESTSIDE MASTER PLAN
[Project Director, Madison, AL, 2016](#)

COMPREHENSIVE PLAN
[Principal Planner, City of Corinth, MS, 2017](#)

KENTON COUNTY ZONING CODE AUDIT (14
JURISDICTIONS)
[Principal Planner, Kenton County, KY, 2017 \(ongoing\)](#)

MAUI ZONING CODE AUDIT
[Project Director, Maui County, HI, 2017 \(ongoing\)](#)

NEWBERRY COUNTY LAND DEVELOPMENT
REGULATIONS UPDATE
[Principal Planner, Newberry County, SC, 2017 \(ongoing\)](#)

BELMONT COMPREHENSIVE LAND USE PLAN
[Project Director, Belmont, NC, 2017 \(ongoing\)](#)

SPEAKING

Carol has spoken at numerous state, regional, national and international conferences hosted by APA, AIA, ASLA, National League of Cities, leagues of municipality, the NC Bar Association, the Royal Town Planning Institute, the Planning Institute of Australia, Hong Kong University of Science and Technology, the Ministry of Housing and Urban and Rural Development, Zhejiang University, and the Shandong Provincial Land and Resource Bureau among others.

Cheryl Matheny, FAICP

Post Office Box 1963
Lexington, SC 29071
Phone: 803-356-9475
E-mail: cmatheny@sc.rr.com

Education

Master of City and Regional Planning
Clemson University, 1984

Bachelor of Arts in Architecture
University of North Carolina - Charlotte, 1982

Extensive GIS training including most current version of ArcGIS

Certification

Fellow, American Institute of Certified Planners (FAICP)

Employment

The Matheny-Burns Group
Principal, 1998 to present

Clemson University
Lecturer, Department of Planning Studies, 2000

Lexington County, South Carolina
Planning/GIS Manager, 1988-1998
County Planner, 1984-1988

City of Seneca, South Carolina
Assistant Planner, 1982-1984

Professional Associations

American Planning Association (APA)
American Institute of Certified Planners (AICP)
SC Chapter of the American Planning Association (SCAPA)
South Carolina ArcGIS User's Group (SCARC)
Small Town and Rural Planning Division of APA

Awards

Recipient, Distinguished Planner Award for Individual Achievement and Service, SCAPA, 2010

Inducted as a Fellow of the American Institute of Certified Planners, 2006

Project Team, South Carolina Wildlife Federation Conservation Award for the Greenwood City/
County Energy Element, 2005

Project Team, Planning Achievement Award for Multi-jurisdictional Project, Local Government
Planning Guide: Preparing an Energy Element, SCAPA, 2002

Project Team, Special Achievement Award for a Multi-Jurisdictional Project, SCAPA, 2002

Project Team, Planning Achievement Award, Lexington County Citizen Participation Process,
SCAPA, 1986

Gloria Burns

167 Burns Landing
 St. Simons Island, Georgia 31522
 Phone: 912-268-2029
 E-mail: gloriaburns@comcast.net

Education

Master of City and Regional Planning
 Clemson University, 1989
 Bachelor of Arts in History, Minor in Administration
 Clemson University, 1985

Additional Training

Strategic Planning for Block Grants, American Association of Community Colleges, 1995
 Training and Development Institute, CSTD/Clemson University, 1994
 Planning Effectively for Resource Collaboration (PERC), Organizational Strategies, 1993
 Community Partnership Training Institute, US Department of Health and Human Services, 1993
 Airport Planning and Design, Georgia Institute of Technology, 1991
 Environmental and Air Installation Planning, Air Force Institute of Technology, 1990
 Historic Preservation Law, National Trust for Historic Preservation, 1987

Employment

The Matheny-Burns Group
 Principal, 1998 to present
 Florence-Darlington Technical College
 Director of Institutional Grants, 1995-1998
 Circle Park Associates
 Director of Planning and Training, 1992-1995
 Shaw Air Force Base
 Community and Natural Resources Planner, 1989-1992
 Sumter City-County Planning Commission
 Senior Planner, 1988-1989
 Santee-Lynches Regional Council of Governments
 Senior Planner, 1987-1988
 Lexington County Planning and Development
 Planning Intern, 1986

Awards

Project Team, 2005 South Carolina Wildlife Federation Conservation Award, *Greenwood City/County Energy Element*, 2005
 Project Team, Planning Achievement Award for Multi-jurisdictional Project, *Local Government Planning Guide: Preparing an Energy Element*, SCAPA, 2002
 Recipient, General Thomas D. White Award for Individual Excellence in Community Planning, USAF, 1991
 Recipient, Shaw Air Force Base Professional of the Year Award, 1991
 Project Team, Planning Achievement Award, *Lexington County Citizen Participation Process*, SCAPA, 1986

TRANSPORTATION

AUTOS FOR SALE



1987 Ford Bronco II
Like new!
84K actual miles. \$9,000.
Seneca Auto Sales
542 W.N. First St. Seneca, SC
Call 864-888-1100



2003 BUICK CENTURY
56K Miles, Leather,
Loaded, Like New,
\$4,900. Call 864-643-7870



2003 Ford Taurus SE
Auto, Air, 199K Miles, \$2,995.
Blue Ridge Automotive
3504 Blue Ridge Blvd.
Walhalla, 864-638-2128



2004 Dodge Stratus
Clean, Cold Air
Auto, 155K Miles, \$3,695.
Blue Ridge Automotive
3504 Blue Ridge Blvd.
Walhalla, 864-638-2129



2004 Honda Odyssey
Loaded! 118k. \$7,995.
Seneca Auto Sales
542 W.N. First St. Seneca, SC
Call 864-888-1100



TRANSPORTATION

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2010 Toyota Corolla
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Seneca Auto Sales
542 W.N. First St. Seneca, SC
Call 864-888-1100



93 Buick Roadmaster
115K miles
"Reduced...\$5,500"
Pete's Auto
402 Oak Street - Seneca
Call 882-1467

LEGAL NOTICES

LEGALS

PUBLIC NOTICE
STATE OF SOUTH CAROLINA
COUNTY OF OCONEE
IN THE COURT OF
COMMON PLEAS
2018CP3730022

Holly Freeman v. Tina Towe, Andrew Towe, Joseph Towe, and Jacob Towe, Defendants TO THE DEFENDANTS ABOVE NAMED YOU ARE HEREBY SUMMONED and required to answer the Complaint herein, a copy of which is herewith served upon you, or otherwise appear and defend, and to serve a copy of your answer to said Complaint upon the subscriber of her office, 505 Pettigru St. Greenville SC 29601, within thirty (30) days after service hereto, exclusive of the day of such service, and if you fail to answer the Complaint within the time aforesaid, or otherwise appear and defend, the Plaintiff in this action will apply to the Court for the relief demanded therein, and judgment by default will be rendered against you for the relief demanded in the Complaint. On January 9, 2018, this action was filed in the Office of the Oconee County Clerk of Court located at 205 W. Main St., Walhalla SC 29991.

By: Rachel G. McConoughy
Rachel G. McConoughy,
Attorney for the Plaintiff
505 Pettigru St.
Greenville, SC 29601
(843) 425-3006

PUBLIC NOTICE
THE OCONEE COUNTY Council will hold a special workshop meeting with the Oconee County Planning Commission at 6pm, Thursday, March 29, 2018, in the Council Chambers at the Oconee Administrative Offices located at 415 South Pine Street, Walhalla, SC.

STATE OF SOUTH CAROLINA
COUNTY OF OCONEE
COURT OF COMMON PLEAS
NON-JURY MATTER

LEGAL NOTICES

LEGALS

GUARDIAN AD LITEM

It appearing to the satisfaction of the Court, upon reading the filed Petition for appointment of Michael J. Smith, Esquire, as Guardian ad litem for known and unknown minors, and for all persons who may be under a disability, it is ORDERED that Michael J. Smith, Esquire, Post Office Box 1247, Seneca, SC 29579, 864-882-4600, be and is hereby appointed as Guardian ad litem on behalf of all known and unknown minors, and for all persons who may be under a disability, all of whom who may have or claim to have some interest in the real property known as "Area of Unknown Ownership", containing approximately 0.148 of an acre, more or less, Plat Book B5-11, page 1; that he is empowered and directed to appear on behalf of and represent said Defendants, unless said Defendants, or someone on their behalf, shall within thirty (30) days after service of a copy hereof as directed, procure the appointment of a guardian or guardians ad litem for said Defendant.

AND IT IS FURTHER ORDERED that a copy of this Order shall be forthwith served on the said Defendants by publication in the Daily Journal, a newspaper of general circulation, published in the County of Oconee, State of South Carolina, once a week for three consecutive weeks, together with the SUMMONS AND NOTICE of filing of Complaint in the above-entitled action.
IT IS SO ORDERED.
SHEVERLY H. WHITFIELD
Clerk of Court for Oconee County,
South Carolina
03/22/18

FIND IT IN THE CLASSIFIEDS!

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- Windows

PUBLISHER'S AFFIDAVIT

**STATE OF SOUTH CAROLINA
COUNTY OF OCONEE**

OCONEE COUNTY COUNCIL

**IN RE: NOTICE OF A SPECIAL WORKSHOP MEETING WITH THE OCONEE COUNTY PLANNING COMMISSION
ON MARCH 29, 2018 AT 6PM**

BEFORE ME the undersigned, a Notary Public for the State and County above named, This day personally came before me, Hal Welch, who being first duly sworn according to law, says that he is the General Manager of **THE JOURNAL**, a newspaper published Tuesday through Saturday in Seneca, SC and distributed in Oconee County, Pickens County and the Pendleton area of Anderson County and the notice (of which the annexed is a true copy) was inserted in said papers on 03/08/2018 and the rate charged therefore is not in excess of the regular rates charged private individuals for similar insertions.



Hal Welch
General Manager

Subscribed and sworn to before me this
03/08/2018



Kelsie Beebe
Notary Public
State of South Carolina
My Commission Expires February 13, 2028

KELSIE BEEBE
Notary Public, State of South Carolina
My Commission Expires 2/13/2028